



Jacksonville, Florida.

Current market data.

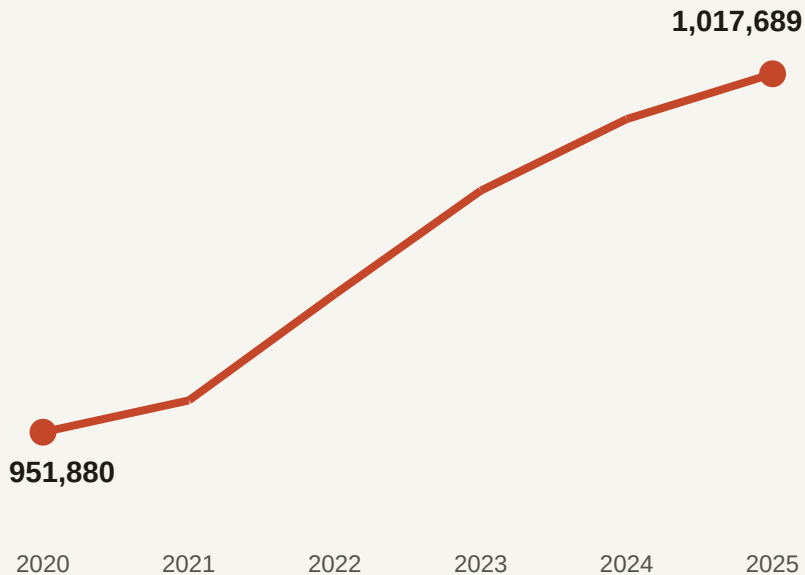
11 cards. Every number sourced and dated. Data as of Oct 30, 2026.

POPULATION

Growing. Up 6.9% since 2020.

1,017,689

people, the largest of Florida's cities and towns.



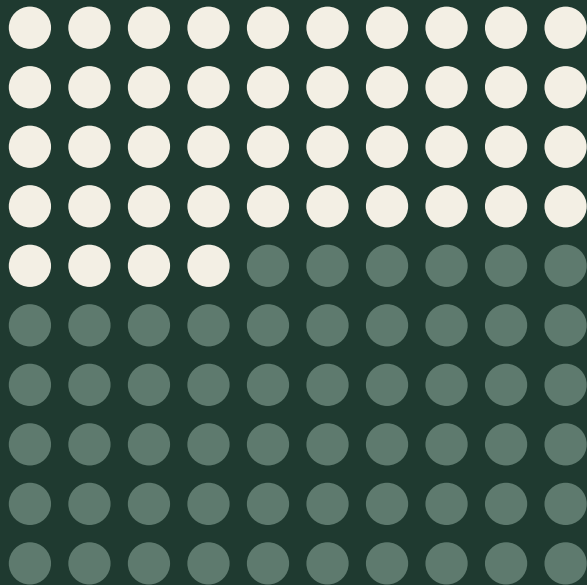
THE WORKDAY

4 in 10 jobs here go to
people who live somewhere
else.

44.1%

of 565,673 jobs located in Jacksonville are filled by
in-commuters.

Source: Census LEHD LODES, 2023



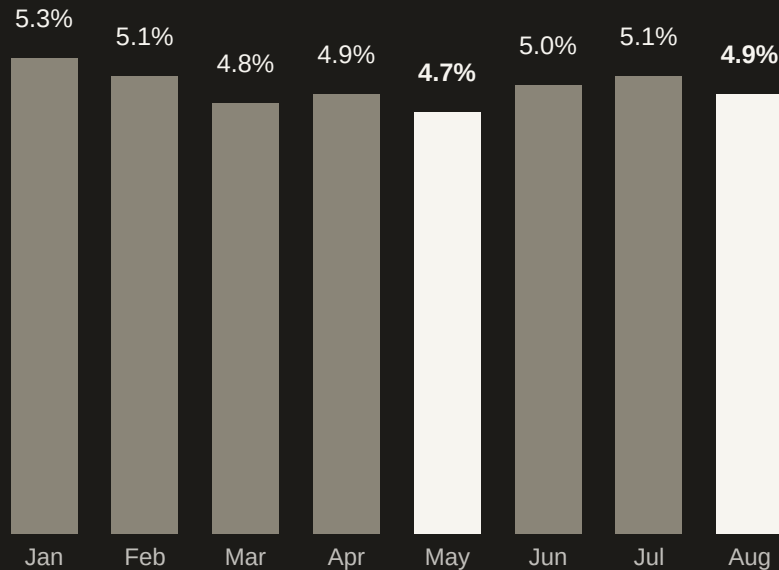
Each dot is 1% of jobs. Filled: held by in-commuters.

UNEMPLOYMENT, 2026

The low came in May:
4.7%.

4.9%

in August 2026, the latest month released. A year earlier it was 4.5%.

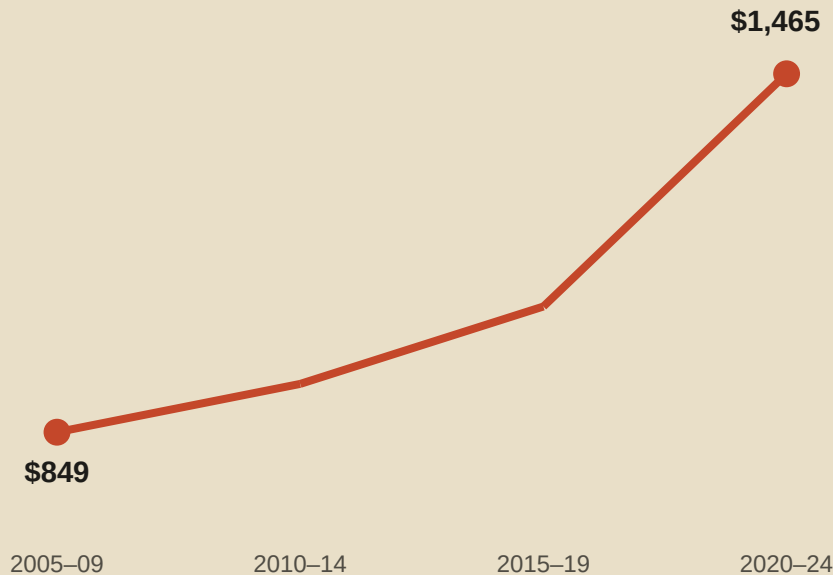


RENT

Median rent is up 73%
since the 2005–2009
survey, before inflation.

\$1,465

a month. Florida's median is \$1,669.





THE SEAM

Cross one tract line and median rent doubles.

A \$1,925 gap between neighbors, the sharpest rent edge between adjacent tracts in Duval County.

TRACT 168.10

\$975

TRACT 168.09

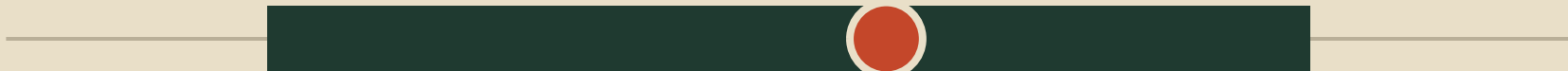
\$2,900



ROOM TO BUILD

The median rent sits inside what local wages can carry.

\$1,130–\$1,694



\$1,465 median

is the monthly rent range local workforce wages support.

BUILDING

68% of the housing here was built before 2000.

76,662

homes permitted in ten years,
2016–2025

43%

of those were in multifamily
buildings

68%

of all homes were built before 2000

UNITS NEEDED

Closing the gap would add 0.4–1.3% to the 430,825 homes here.

1,792–5,657

is the estimated number of missing housing units, from the lowest to the highest of three estimates.



HOME VALUE

A median home costs **18%**
less than Florida's.

\$293,700

median home value in Jacksonville.

Jacksonville



\$293,700

Florida



\$359,000

U.S.



\$332,700

THAT WAS JACKSONVILLE'S 2026

Every number came from a public source, with its date.

New Census data usually lands in December. The next Edition follows it.

See this Edition at almanacdata.ai/e/fl/jacksonville/

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